

TOWN OF SOUTHAMPTON

Department of Land Management
Town Conservation Board
116 HAMPTON ROAD
SOUTHAMPTON, NY 11968



HARRY S. LUDLOW
CHAIRPERSON

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JAY SCHNEIDERMAN
TOWN SUPERVISOR

Harry S. Ludlow, Chairman
George J Heine, Vice- Chairman
Jeremiah P. Collins
Anne Hickey Algieri
Thomas Rickenbach, Secretary
Sunshine Gumbs
Terrence Flanagan

Meeting Minutes of September 28, 2016

BOARD MEMBERS PRESENT: Harry S. Ludlow, Chairman
George J. Heine, Vice-Chairman
Thomas Rickenbach
Jeremiah Collins
Sunshine Gumbs

BOARD MEMBERS ABSENT: Terrence Flanagan
Anne Hickey Algieri

ALSO PRESENT: Martin E. Shea, Chief Environmental Analyst
Kathleen Murray, Deputy Town Attorney
Dolores Miner, Sr. Admin Asst/CB Secretary
Judy and Brian Gallagher, Applicants
Philip Monstakis, Neighbor
Don Newton, Neighbor
Charles Bowman, Land Use Ecological Services, Inc.
Susanna Herrmann, En Consultants
Timothy Rumph, Araiys Design
Timothy S. McCulley, Esq.
Daniel O'Connell, Applicant
Richard Warren, Inter-Science Research Associates Inc.
Michael Schiano, Inter-Science Research Associates, Inc.
Erica Forman, Neighbor
Liz Abzug, Neighbor
John Bennett, Esq.
Mr. Brennan, Applicant
Mr. Spindler, Applicant
Mr. Robert Lach, Applicant

The meeting was called to order at approximately 7:07 PM by Chairman Ludlow.

Approval of September 14, 2016 Minutes:

A motion was made by Mr. Rickenbach and seconded by Ms. Gumbs to approve the minutes of September 14, 2016. The motion was approved by a 4-0-1 vote. Mr. Collins abstained. Mr. Flanagan and Ms. Algieri were absent.

Administrative Wetland Permits

WAP160071	Yumi & The Kids LLC
WAP160072	Henry Taub
WAP160073	126 Third Street Realty LP
WAP160085	184 Big Fresh Pond Road Realty LLC
WAP160086	Pinesfield Property Homeowners Association
WAR160030	Cow Neck Preserve LLC
WAR160039	Rotondi Properties LLC

WAR160049 Cupid S.K.B. Properties LLC
WAR160051 Project 5A LLC
WAR160052 Michael and Ellen Peskin
WAT160009 139 Seascope Lane LLC

Resolution to Issue Wetland Permits

CB1400091 Censi, David, Censi, Barry, & Censi, Lisa 25 Fish Cove Road, North Sea 900-60-3-17.1
*A motion was made by Mr. Heine and seconded by Mr. Collins to postpone decision.
The motion was approved by a 5-0 vote. Mr. Flanagan and Ms. Algieri were absent.*

Resolution of Conditional Approval

A00160031 Surges, Edward and Cavalcanti, Maria 62 Laurel Lane, Noyac 900-26-1-79
*A motion was made by Mr. Heine and seconded by Mr. Collins to issue a wetland permit.
The motion was approved by a 5-0 vote. Mr. Flanagan and Ms. Algieri were absent.*

A160236 Privett, Nancy and Moriarty, Gerard 13 Lily Pond Lane, Eastport 900-349-1-5
*A motion was made by Mr. Rickenbach and seconded by Mr. Collins to issue a wetland permit.
The motion was approved by a 5-0 vote. Mr. Flanagan and Ms. Algieri were absent.*

A160257 Litz, Jean 52 Cedar Lane West, Remsenburg/Speonk 900-375-2-16
*A motion was made by Mr. Collins and seconded by Mr. Rickenbach to issue a wetland permit.
The motion was approved by a 5-0 vote. Mr. Flanagan and Ms. Algieri were absent.*

A160405 Eddy, Tyler 608 Flying Point Road, Water Mill 900-160-3-55
*A motion was made by Mr. Heine and seconded by Mr. Collins to issue a wetland permit.
The motion was approved by a 5-0 vote. Mr. Flanagan and Ms. Algieri were absent.*

A160411 Forman, Lawrence 37 Whiting Road, East Quogue 900-384-1-19
*A motion was made by Mr. Collins and seconded by Ms. Gumbs to issue a wetland permit.
The motion was approved by a 5-0 vote. Mr. Flanagan and Ms. Algieri were absent.*

A160414 Summer Wind 81 LLC 35 Shore Road, North Sea 900-32-1-15
*A motion was made by Mr. Rickenbach and seconded by Mr. Collins to issue a wetland permit.
The motion was approved by a 5-0 vote. Mr. Flanagan and Ms. Algieri were absent.*

Resolution to Withdraw

CB1500033 Elliott, Lawrence Q. 4 Mohawk Rd, Hampton Bays 900-230-3-5
*A motion was made by Mr. Heine and seconded by Mr. Collins to accept withdrawal of the application
without prejudice. The motion was approved by a 5-0 vote. Mr. Flanagan and Ms. Algieri were absent.*

Preliminary Review – SEQRA Determination

A160347 Bay Avenue Real Estate, LLC. 23 Bay Avenue, East Quogue 900-342-2-26.1
*Applicant requests postponement of review to October 12, 2016. A motion was made by Mr. Collins and
seconded by Mr. Rickenbach to postpone review until October 12, 2016. The motion was approved by a 5-0 vote.
Mr. Flanagan and Ms. Algieri were absent.*

A160452 Cohen, Todd and Jill 31 Homans Avenue, Quiogue 900-383-1-24
*Mr. Shea presented the Environment Division preliminary advisory report and noted that the proposed activities
are classified as a Type II action. Such report recommended that the public hearing requirement be waived.
A motion was made by Mr. Collins and seconded by Ms. Gumbs to waive the public hearing.
The motion was approved by a 5-0 vote. Mr. Flanagan and Ms. Algieri were absent.*

A160489 Schlesinger & Licalzi 204 Towd Point Road, North Sea 900-59-1-36
*Mr. Shea presented the Environment Division preliminary advisory report and noted that the proposed activities
are classified as a Type II action. Such report recommended that the public hearing requirement be waived.
A motion was made by Mr. Heine and seconded by Mr. Collins to waive the public hearing.
The motion was approved by a 5-0 vote. Mr. Flanagan and Ms. Algieri were absent.*

A160524 **Elliott, Lawrence Q.** **4 Mohawk Rd, Hampton Bays** **900-230-3-5**
Mr. Shea presented the Environment Division preliminary advisory report and noted that the proposed activities are classified as a Type II action. Such report recommended that the public hearing requirement be waived. A motion was made by Mr. Heine and seconded by Mr. Collins to waive the public hearing. The motion was approved by a 5-0 vote. Mr. Flanagan and Ms. Algieri were absent.

Public Hearings

A160191 **ELB Family LP** **658 Flying Point Road, Water Mill** **900-160-3-37.7**
Applicant requests adjournment to November 9, 2016. A motion was made by Mr. Rickenbach and seconded by Mr. Heine, to adjourn the public hearing to November 9, 2016. The motion was approved by a 5-0 vote. Mr. Flanagan and Ms. Algieri were absent.

The following two hearings were heard simultaneously by the Board:

A160298 **Gallagher, Judy** **39 East Beach Drive, North Sea** **900-42-1-5.1**
A160299 **SCI Katarpa** **41 East Beach Drive, North Sea** **900-42-1-4**

*Mrs. Judy Gallagher, applicant and agent for SCI Katarpa, spoke on behalf of the applications. Mr. Brian Gallagher, applicant, spoke on his own behalf. Mr. Martin E. Shea, Chief Environmental Analyst, spoke on behalf of the Town. Mr. Charles Bowman, Consultant for the Colony Club Homeowner's, spoke on behalf of the affected residents. Mr. Philip Monstakis, neighbor and Mr. Don Newton, neighbor, spoke on their own behalf. A motion was made by Mr. Rickenbach and seconded by Mr. Collins to adjourn the public hearings for both applications to October 26, 2016. The motion was approved by a 5-0 vote. Mr. Flanagan and Ms. Algieri were absent.
A separate audio recording is available for this hearing.*

A160327 **O'Connell, Daniel T. and Susan M.** **73 Pine Neck Avenue, Noyac** **900-5-1-5**
*Mr. Martin E. Shea, Chief Environmental Analyst, spoke on behalf of the Town. Ms. Susanna Herrmann, the applicant's consultant, spoke on behalf of the applicant. Mr. Tim Rumph, the applicant's landscaper architect, spoke on behalf of the applicant. Mr. Timothy McCulley, the applicant's attorney, spoke on behalf of the applicant. Mr. Daniel O'Connell, the applicant, spoke on his own behalf. A motion was made by Mr. Rickenbach and seconded by Mr. Collins to adjourn the public hearings to November 9, 2016. The motion was approved by a 5-0 vote. Mr. Flanagan and Ms. Algieri were absent.
A separate audio recording is available for this hearing.*

A160330 **Parsonage Land Development LLC** **15 Deerwood Path, Noyac** **900-29-2-49.1**
*Mr. Richard Warren, the applicant's agent, presented the application and spoke on behalf of the applicant. Mr. Martin E. Shea, Chief Environmental Analyst, spoke on behalf of the Town. Mr. John Bennett, the applicant's attorney, spoke on behalf of the applicant. Ms. Erica Forman and Ms. Liz Abzug, neighbors to the applicant, spoke on their own behalf. A motion was made by Mr. Rickenbach and seconded by Mr. Collins to close the public hearing. The motion was approved by a 5-0 vote. Mr. Flanagan and Ms. Algieri were absent.
A separate audio recording is available for this hearing.*

A160374 **Spindler, Cristina** **63 Oaks Avenue, Flanders** **900-123-3-11**
*Mr. Spindler, the applicant's husband, presented the application and spoke on behalf of the applicant. Mr. Martin E. Shea, Chief Environmental Analyst, spoke on behalf of the Town. A motion was made by Mr. Rickenbach and seconded by Ms. Gumbs to close the public hearing, with a ten day written comment period, ending at 4:00 p.m. on October 11, 2016. The motion was approved by a 5-0 vote. Mr. Flanagan and Ms. Algieri were absent.
A separate audio recording is available for this hearing.*

Appeal of Wetland Jurisdictional Determination

Lach, Robert **13 Wells Lane, Hampton Bays** **900-21-4-19**
*Mr. Charles Bowman, the applicant's agent, spoke on behalf of the appellant. Mr. Martin E. Shea, Chief Environmental Analyst, spoke on behalf of the Town. A motion was made by Mr. Heine and seconded by Mr. Collins to adjourn the public hearing to October 12, 2016. The motion was approved by a 5-0 vote. Mr. Flanagan and Ms. Algieri were absent.
A separate audio recording is available for this hearing.*

Resolution to Issue Modification

CB1200013 ***Pai, Vivian, Pai, Paul, Pai, Samuel as***
Trustees for "The Pai Family 2012 Trust 16 Cricket Path, Remsenburg/Speonk 900-381-1-36
A motion was made by Mr. Heine and seconded by Ms. Gumbsto issue a modified wetland permit.
The motion was approved by a 5-0 vote. Mr. Flanagan and Ms. Algieri were absent.

CB1300050 ***Peskin, Michael and Ellen*** ***35C Baycrest Avenue, Westhampton 900-358-1-9***
A motion was made by Mr. Heine and seconded by Mr. Rickenbach to issue a modified wetland permit.
The motion was approved by a 5-0 vote. Mr. Flanagan and Ms. Algieri were absent.

Adjournment of Meeting:

A motion was made by Mr. Rickenbach and seconded by Mr. Collins to adjourn the meeting.
The motion was approved by a 5-0 vote. The meeting ended at approximately 11:35 pm.
Mr. Flanagan and Ms. Algieri were absent.



Harry S. Ludlow, Chairman